

**UNITED STATES BANKRUPTCY COURT
NORTHERN DISTRICT OF INDIANA
SOUTH BEND DIVISION**

IN RE:)	Case No. 15-32123
KIMBERLY LYNN RICH)	S.S. # xxx.xx.5307
Debtor.)	Chapter 7 Bankruptcy

REPORT OF SALE

Comes now Rebecca Hoyt Fischer, Trustee herein, and for her Report of Sale states:

1. On October 11, 2016, the Trustee received payment for the estates carve out from the sale of Debtor's real estate located at 57924 Ellis St., Elkhart, IN (the "Real Estate") in the sum of \$4,843.45.

2. Pursuant to the Court's order approving the sale, on October 3, 2016, the Trustee executed a Trustee's Deed to Jose Barron Garcia for the Real Estate.

3. Attached hereto as Exhibit "A" is a copy of the settlement statement.

WHEREFORE, the Trustee respectfully requests that the Court approve this Report of Sale.

Date: October 11, 2016

/s/ Rebecca H. Fischer
Rebecca Hoyt Fischer
LADERER & FISCHER
401 E. Colfax Ave., Suite 305
South Bend, IN 46617
Telephone: (574) 284-2354
rebecca@ladfislaw.com

#10537-72

CERTIFICATE OF SERVICE

I hereby certify that on October 11, 2016, a true and correct copy of the above and foregoing Report was served electronically through the court's ECF system upon the following parties:

LORAIN P. TROYER
KCCOOK2347@FRONTIER.COM

U.S. Trustee
USTPRegion10.SO.ECF@usdoj.gov

and by depositing same in the United States mail, correct postage prepaid, upon the following parties:

KIMBERLY LYNN RICH
57924 ELLIS ST
ELKHART, IN 46516

/s/ Rebecca H. Fischer
Rebecca Hoyt Fischer

American Land Title Association

ALTA Settlement Statement - Cash
Adopted 05-01-2015ServiceLink, LLC
ALTA Universal ID:
400 Corporation Drive
Aliquippa, PA 15001File No./Escrow No. : 150318320
Print Date & Time: August 19, 2016 9:06 am
Officer/Escrow Officer : SL SoftProIncomingWires
Settlement Location : 400 Corporation Drive
Aliquippa, PA 15001Property Address: 57924 Ellis St
Elkhart, IN 46516

Buyer: Jose Barron Garcia

Seller: Rebecca Fischer, Bankruptcy Trustee for the Estate of Kimberly L. Rich

Lender:

Settlement Date: September 30, 2016

Disbursement Date: September 30, 2016

Seller		Description	Buyer	
Debit	Credit		Debit	Credit
		Financial		
	55,000.00	Sale Price of Property	55,000.00	
		Deposit or earnest money		500.00
		Deposit		20.00
		Prorations/Adjustments		
	139.21	County Taxes 09/30/16 - 12/31/16	139.21	
		Title Charges and Escrow/Settlement Charges		
550.00		Closing Fee to ServiceLink, LLC		
		Closing Fee to ServiceLink, LLC	480.00	
60.00		Deed Prep Fee to Rosenberg LPA		
		State of Indiana TIEFF to ServiceLink, LLC	10.00	
250.00		Title Search Fee to ServiceLink, LLC		
202.50		Owner's Title Insurance to ServiceLink, LLC Coverage: 55,000.00 Premium: 202.50		
		Commissions		

Seller		Description	Buyer	
Debit	Credit		Debit	Credit
		Commissions (continued)		
1,650.00		COMMISSION to CARRINGTON REAL ESTATE SERVICES		
1,650.00		COMMISSION to CENTURY 21 AFFILIATED		
		Government Recording and Transfer Charges		
44.00		Recording Fees to ServiceLink Advance Recording Account		
		Payoff(s)		
43,043.14		Payoff of First Mortgage Loan		
		Loan Payoff 43,043.14		
		Total Payoff 43,043.14		
2,589.57		Payoff of Second Mortgage Loan		
		Loan Payoff 2,589.57		
		Total Payoff 2,589.57		
		Miscellaneous		
4,500.00		BK RELEASE FEE to Rebecca Fischer, Bankruptcy Trustee for the Estate of Kimberly L. Rich		
600.00		COUNTY TAXES: 20-06-14-358-027.000-009 to ELKHART COUNTY TREASURER		
Seller			Buyer	
Debit	Credit		Debit	Credit
55,139.21	55,139.21	Subtotals	55,629.21	520.00
		Due from Buyer		55,109.21
55,139.21	55,139.21	Totals	55,629.21	55,629.21

Acknowledgement

We/I have carefully reviewed the ALTA Settlement Statement and find it to be a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction and further certify that I have received a copy of the ALTA Settlement Statement. We/I authorize ServiceLink, LLC to cause the funds to be disbursed in accordance with this statement.

Buyer

Seller

Rebecca Fischer, Bankruptcy Trustee for
the Estate of Kimberly L. Rich

BY:



SL SoftProIncomingWires
Resource Mailbox